

\$799,900 - 41 Seton Grove Se, Calgary

MLS® #A2237585

\$799,900

3 Bedroom, 3.00 Bathroom, 2,338 sqft

Single Family on 0.08 Acres

Seton, Calgary, Alberta

**** Quick Possession - Move in ready ****

Custom Jayman BUILT home - Award Winning

Madeline 24 Model ** Family Approved **

SOUTH BACKYARD ** Extensive upgrades

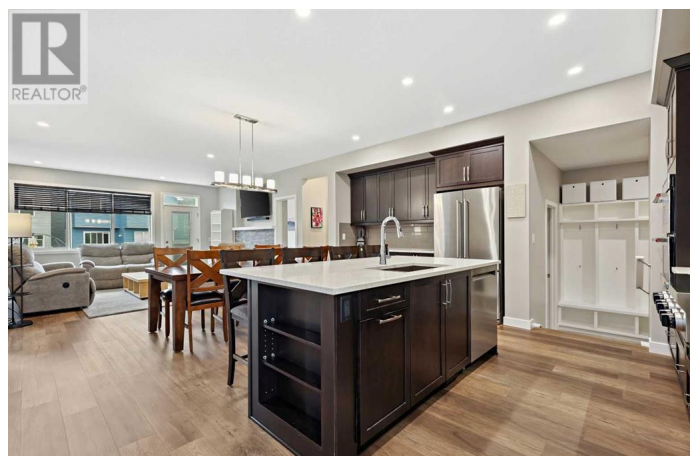
and superior quality, with over 2338+ square feet of luxurious Air-Conditioned living space.

You will be impressed with the privacy of an oversized homesite featuring a private, south-west-facing backyard with a bespoke 10' x 10' upper deck and a lower 18' x 11' concrete patio and gazebo. Enjoy this convenient Seton Location - steps away from ponds, parks, pathways, schools, shopping, soccer fields, bike paths, transit, a clubhouse, 212 Avenue, and expressways. Rich curb appeal with architectural features - dramatic rooflines, an attached garage, and a full-sized concrete driveway, along with covered entry and columns, complete this spectacular elevation. There are extensive upgrades throughout, and the details are superb. This is a must-see home! Chef's kitchen includes quartz counter tops, custom light & dark wood style cabinets/doors, extension trims, KitchenAid stainless steel

fridge/dishwasher/microwave/wall oven, 6 burner gas cooktop, recessed lighting, oversized central island, island with a flush eating bar & brown Silgranit under mount sink, walk-in 7.5' x 5' butlers pantry with storage & a large central breakfast nook. The main floor layout features an office/den, a family room with an electric fireplace and stone detail, a family-sized open foyer with a side window,



41 SETON GROVE SE
R/F CAN MEASUREMENT STANDARD - CALGARY AB
MAIN LEVEL (AG) - 1008.90 Sq Ft / 93.73 m²
UPPER LEVEL (AG) - 1329.52 Sq Ft / 123.51 m²
TOTAL ABOVE GRADE RMS SIZE - 2338.42 Sq Ft / 217.24 m²



and rich, wide-plank LVP floors, which are featured from the front entrance and throughout the main floor, stairs, and upper level. The large mud room provides additional storage lockers and offers easy access to the garage. Upstairs, you'll find the upper three bedrooms, a bonus room, and a laundry room. The primary bedroom suite includes his and hers vanity sinks, massive walk-in closet, an easy connection to the upper laundry room, an oversized shower with a glass door, and a gorgeous soaker tub to complete this stunning spa-like en-suite. BONUS: The unfinished basement provides ample space for all your plans. Plus, smart home technology, 6 solar panels, Navien tankless hot water heater, 9' main floor & high basement ceilings, generously sized bedrooms with large windows, future radon basement piping rough-in, plumbing/lighting, and electrical fixtures upgraded! Don't miss this opportunity. Call your friendly REALTOR(R) to book your viewing right away! (id:6289)

Built in 2019

Essential Information

Listing #	A2237585
Price	\$799,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	2,338
Acres	0.08
Year Built	2019
Type	Single Family
Sub-Type	Freehold

Community Information

Address	41 Seton Grove Se
Subdivision	Seton

City	Calgary
Province	Alberta
Postal Code	T3M3M8

Amenities

Amenities	Park, Playground
Features	PVC window, Closet Organizers, Gas BBQ Hookup
Parking Spaces	4
Parking	Attached Garage, Concrete, Oversize
# of Garages	2

Interior

Appliances	Refrigerator, Cooktop - Gas, Dishwasher, Microwave, Oven - Built-In, Hood Fan, Window Coverings, Garage door opener, Washer & Dryer
Heating	Natural gas Central heating, Forced air
Cooling	Central air conditioning
# of Stories	2

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	Jayman Realty Inc.
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